



General Assembly

Substitute Bill No. 6859

January Session, 2007

* HB06859ENV__032007__ *

**AN ACT CONCERNING ENVIRONMENTAL REAL ESTATE HAZARD
DISCLOSURE STATEMENTS.**

Be it enacted by the Senate and House of Representatives in General Assembly convened:

1 Section 1. (NEW) (*Effective January 1, 2008*) Notwithstanding the
2 provisions of section 20-327b of the general statutes, the transferor of
3 any real property in this state, or a designated agent of such transferor,
4 shall deliver to the prospective transferee an environmental hazard
5 disclosure statement regarding whether the subject property is located
6 on or within one thousand five hundred feet of an environmentally
7 contaminated site. For purposes of this section, "environmentally
8 contaminated site" means a site upon which discharge, uncontrolled
9 loss, seepage, filtration, leakage, injection, escape, dumping, pumping,
10 pouring, emitting, emptying or disposal of oil or petroleum or
11 chemical liquids or solids, liquid or gaseous products or hazardous
12 wastes has occurred within the previous twenty-five years. Neither the
13 transferor nor the listing or selling agent shall be liable for any error,
14 inaccuracy or omission of any data not within the personal knowledge
15 of such transferor or agent if such data was based on information
16 provided by public agencies or other entities or persons providing the
17 data.

This act shall take effect as follows and shall amend the following sections:

| | | |
|-----------|------------------------|-------------|
| Section 1 | <i>January 1, 2008</i> | New section |
|-----------|------------------------|-------------|

Statement of Legislative Commissioners:

Language was added in section 1 for clarity.

ENV *Joint Favorable Subst.-LCO*